

First Reading: _____
Second Reading: _____

ORDINANCE NO. _____

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ARTICLE V, ZONING REGULATIONS, DIVISION 25, PLANNED UNIT DEVELOPMENT: RESIDENTIAL, SECTION 38-402(b), APPLICATION PROCEDURE FOR PLANNED UNIT DEVELOPMENT SO AS TO CLARIFY PUD DEVELOPMENT PLAN REQUIREMENTS.

SECTION 1. BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That Chattanooga City Code, Part II, Chapter 38, Article V, Zoning Regulations, Division 25, Planned Unit Development: Residential, Section 38-402(b), Application Procedure for Planned Unit Development so as to delete same in its entirety and substitute in lieu thereof the following:

Sec. 38-402. Application procedure for planned unit development.

(b) The PUD Development Plan shall be 11" X 17" drawn at a minimum scale of one inch equals two hundred feet (1"=200') and shall contain the following components:

- i. Proposed boundary line with dimensions;
- ii. Identified land use areas such as, but not limited to, single-family detached dwellings, two-family attached dwellings, multi-family attached dwellings, non-residential, open space, detention ponds, etc.;
- iii. Lot lines only for single-family detached dwellings (no structures);
- iv. Lot lines and structures for two-family and multi-family attached dwellings;
- v. Public and private streets;
- vi. Public and private alleys;
- vii. Sidewalks or paved internal pedestrian circulation system;

viii. Legend with the following:

- a. Total acreage of each land use.
- b. Total number of proposed single-family detached units.
- c. Total number of proposed two-family attached units.
- d. Total number of proposed multi-family attached units.
- e. Permitted gross number of residential units per acre.
- f. Proposed gross number of residential units per acre.

SECTION 2. BE IT FURTHER ORDAINED, That this Ordinance shall take effect two
(2) weeks from and after its passage.

Passed on second and final reading: _____

CHAIRPERSON

APPROVED: _____ DISAPPROVED: _____

MAYOR

/mem

**A RESOLUTION TO AMEND THE CHATTANOOGA CITY CODE,
PART II, CHAPTER 38 ZONING, ARTICLE V ZONING REGULATIONS,
DIVISION 25. PLANNED UNIT DEVELOPMENT: RESIDENTIAL SO AS TO
CLARIFY PUD DEVELOPMENT PLAN REQUIREMENTS**

WHEREAS, the Regional Planning Agency has determined that there is a need to clarify how the components of the PUD Development are shown.

NOW THEREFORE, BE IT RESOLVED, that the Chattanooga-Hamilton County Regional Planning Commission on June 13, 2016 does hereby recommend to the Chattanooga City Council that the City of Chattanooga Zoning Ordinance be amended as follows:

DELETE Article V, Division 24, Section 38-402(b) in its entirety and substitute in lieu thereof the following:

(b) The PUD Development Plan shall be 11" X 17" drawn at a minimum scale of one inch equals two hundred feet (1"=200') and shall contain the following components:

- i. Proposed boundary line with dimensions;
- ii. Identified land use areas such as, but not limited to, single-family detached dwellings, two-family attached dwellings, multi-family attached dwellings, non-residential, open space, detention ponds, etc.;
- iii. Lot lines only for single-family detached dwellings (no structures);
- iv. Lot lines and structures for two-family and multi-family attached dwellings;
- v. Public and private streets;
- vi. Public and private alleys;
- vii. Sidewalks or paved internal pedestrian circulation system;
- viii. Legend with the following
 - a. Total acreage of each land use.
 - b. Total number of proposed single-family detached units.
 - c. Total number of proposed two-family attached units.
 - d. Total number of proposed multi-family attached units.
 - e. Permitted gross number of residential units per acre.
 - f. Proposed gross number of residential units per acre.

Respectfully submitted,

John Bridger, Secretary

Date of Adoption: June 13, 2016

JB:GH:sh

NOTICE

WHEREAS, petition to amend Ordinance No. 6958, known as the Zoning Ordinance, has been proposed to the City Council of the City of Chattanooga:

1. The Chattanooga-Hamilton County Regional Planning Commission has recommended that the following petitions to rezone be approved:

2016-060 Jack Haylett Branch Acquisition Company, LLC/Defoor Brothers, LLC/Tommy Thompson/Winona Sims & Steven Dobbs Family Trust. 2300 to 2500 blocks of Gunbarrel Road, 7325 thru 7342 blocks of McCutcheon Road, 2500 block of Life Style Way, and 2300 thru 2400 blocks of Elam Lane, from MXU Mixed Use Zone and R-1 Residential Zone to C-4 Planned Commerce Center Zone, subject to certain conditions.

2016-084 South Broad, LLC and DEW, LLC. 2600 blocks of Long Street, Broad Street, Cowart Street, and Williams Street and the 200 blocks of West 27th Street and 131 West 27th Street, from R-3 Residential Zone, C-2 Convenience Commercial Zone, and UGC Urban General Commercial Zone to C-3 Central Business Zone, subject to certain conditions.

2016-089 Thomas Austin. 3900 block of Kelly's Ferry Road, from R-1 Residential Zone, R-4 Special Zone, and M-1 Manufacturing Zone to R-4 Special Zone, subject to certain conditions.

2016-090 John Floyd and David Downer. 5461 Hixson Pike, from O-1 Office Zone to C-2 Convenience Commercial Zone, subject to certain conditions.

2016-095 Aaron White and Grant Law. 804 and 901 Riverfront Parkway, from M-1 Manufacturing Zone to C-3 Central Business Zone, subject to certain conditions.

2016-097 City of Chattanooga/Regional Planning Agency. 425, 427 West Bell Avenue, 610, 611 W. Manning Street, 700 block of North Market Street, 600 River Street, 200 Market Street, 418, 422, 424 Georgia Avenue, 1440 Adams Street, and 1511 Jefferson Street.

2. The Chattanooga-Hamilton County Regional Planning Commission has recommended that the following condition to amend be approved:

2016-094 Asa Engineering c/o Allen Jones/Brian Sullivan. 7407
Igou Gap Road, to amend Ordinance No. 12885 of Previous Case
No. 2014-0121, subject to certain conditions.

3. The Chattanooga-Hamilton County Regional Planning Commission has recommended that the following amendments be made to the Chattanooga City Code, Part II, Chapter 38, known as the Chattanooga Zoning Ordinance by:

- (a) **Deleting** Article V, Division 24, Section 38-402(b) in its entirety and substitute in lieu thereof, so as to clarify PUD development plan requirements.
- (b) **Removing** the text “and site area” from the first sentence of Article V, Zone Regulations: Division 26, Planned Unit Development Institutional, Section 38-414.
- (c) **Amending** Article VIII, Section 38-568(12) by adding subsection 38-568(12)(d), relative to the Powers of the Board of Appeals for Variances and Special Permits.

The City Council of the City of Chattanooga, Tennessee will hold a public hearing in the Council Assembly Room, City Council Building, 1000 Lindsay Street, Room 101, Tuesday,

July 12, 2016

at 6:00 p.m. for the purpose of hearing any person whose property may be affected by, or who may otherwise be interested in, said amendments.

This the ____ day of _____, 2016.

Nicole Gwyn
Clerk to the City Council